

WHS & HANMER SCHOOL BUILDING COMMITTEE

REGULAR MEETING MINUTES

Monday November 10, 2014

Present:

Committee Member	Name	Present	Absent	Excused
	Christine Fortunato, Chairman	x		
	J. Edward Brymer Jr., Vice Chairman	x		
	Daniel Camilliere	x		
	Frank Dellaripa	x		
	Diane Fitzpatrick, Clerk			x
	Peter Gardow	x		
	David Drake	x		
Liaison Present	Steven Barry, Council Liaison	x		
	Mike Turner, Staff Liaison	x		
	Gina Deangelo, Board of Ed.		x	
Staff Present				
	Jeff Bridges, Town Manager	x		
	Mike Emmett, Supt. Schools			x
	Tom Moore, WHS Principal		x	
	Fred Bushey, Dir of Maintenance	x		
	Lori Schroll, Administrative Analyst - Engineering	x		
	Sally Katz, Dir. Of Physical Services	x		
Guests Present	Rusty Malik, Quisenberry Arcari	x		
	Gus Kotait, O&G Construction	x		

Call to Order: Chairwoman Fortunato called the Meeting to order at 6:30 p.m. in the lower level Meeting Room at the Board of Education in the Stillman Building.

Public Comments – none

1. Approval of Minutes:

a. Minutes of the October 27, 2014 meeting. Motion was made by Ed Brymer to approve the minutes, seconded by Frank Dellaripa; Discussion – Frank asked if the Contingency number of \$1.9 million is correct, Gus said yes it was.

All present voted in favor

2. Expenditures:

A. Expenditures

a. BVH Integrated Services, Inv. #02112129-16 – 10/22/14 - \$1,446.40

Motion was made by Dan Camilliere to pay this invoice, seconded by Peter Gardow; Discussion- none

All present voted in favor.

b. Sonitrol, Inv. #436614– 10/10/14 - \$12,487.50

Motion was made by Ed Brymer to pay this invoice and then recoup this money from the appropriate vendor, seconded by Dan Camilliere; Discussion- Mike said we are paying this because it because Sonitrol is our vendor, but we are going to deduct it from SMI or Ferguson.

All present voted in favor.

c. STL. #28415 – 9/30/14 - \$9,639.00

Motion was made by Dan Camilliere to pay this invoice, seconded by Peter Gardow; Discussion – None

All present voted in favor.

d. MacKenzie Service Corp,(FireProofing) Req. #0001– 9/30/14 - \$220,400.00

Motion was made by Frank Dellaripa to pay this invoice, seconded by Dan Camilliere; Discussion – None

All present voted in favor.

e. MacKenzie Services Corp (Painting) – Req. #0001 – 9/30/14 \$47,429.13

Motion was made by Frank Dellaripa to pay this invoice, seconded by Peter Gardow; Discussion – None

All present voted in favor.

NEW EXPENDITURES: (*TABLED FROM 10/14/14 MEETING)

a. Digital Back Office - VOIP Deployment Proposal Date 11/5/14 \$6,000.00

Motion was made Dan Camilliere to accept this proposal, seconded by Peter Gardow; Discussion: David asked if these are budgeted, Mike said these are budgeted in the FF&E budget. David said we should delay the computer purchases for 6 months or so.

Fred said this is the support to get the phone system up and running. Jeff said that they have used DBO in the past when doing the Town phones. Peter asked if this will be done by Christmas, Fred said they will be ready to go as soon as the additions are completed.

All present voted in favor.

b. Digital Back Office - Broadview Office Suite Budget/Quote Proposal Date (this is not software) 11/5/14 \$4,168.20

Motion was made Frank Dellaripa to accept this proposal, seconded by Peter Gardow; Discussion - None

All present voted in favor.

c. Apple Inc. - 30 IMacs & 120 IPad Proposal Date 10/23/14 \$74,880.

Motion was made by Frank Dellaripa to take items C.D. & E off the table for discussion, seconded by Peter Gardow; Discussion - none.

All present voted in favor.

Motion was made Ed Brymer to accept this proposal, seconded by Frank Dellaripa; Discussion - Mike said that we had these tabled because we didn't have complete information. David asked again if these are critical to the project, and if not then he believes they should be held. Frank asked if we should have Keith explain it to it at the next meeting. Ed stated that the Superintendent should be here to answer the questions, and if he isn't here than the principal should be here, and now for the last month or so the Principal hasn't been going to any meetings. Fred said the Superintendent was tied up tonight, so Ed said than the principal should be here. Peter asked if these are critical to purchase right now, Fred said he will have to ask Keith and get the answers from him.

Rusty stated that there are computers in the Media Center and in the Computer Lab, approximately 50 are scheduled for the Media Center, but he also said holding the purchase would be an educator's call and not his. David said he has problem purchasing them, he just wants to see if it can be pushed back a while. Peter said that we should purchase the ones for the Media Center now, and get the rest in the order that the building goes on line. Christine asked if the Committee wanted Keith to come and speak to them.

Ed Brymer withdrew his original motion to accept the Apple Proposal, seconded by Frank Dellaripa; Discussion - none.

All present voted in favor.

Peter Gardow made the motion to table Proposal c. (Apple Inc.,) Proposal d. (Lenovo) & Proposal e. (Lenovo - notebooks), seconded by Ed Brymer; Discussion- David asked Jeff how

**we will be paying for these computers, Jeff said through borrowed money, that is how the project was designed,
All present voted in favor**

d. Lenovo - 60 desktop PC's & 60 monitors Proposal Date 9/29/14 \$48,539.40 - Tabled see above

e. Lenovo - 60 Notebook Pc's Proposal Date 10/31/14 \$52,500.00 - Tabled see above

f. Clean Harbors Environmental Bid/RFP for Tank Cleaning and Abandonment Proposal Date 11/3/14 \$73,646.70

Motion was made Frank Dellaripa to accept this proposal, seconded by Ed Brymer; Discussion - Mike said that within Fuss & O'Neill's (Carlos and Marilee's) review of the bid, there was an error in the calculation, so they contacted Clean Harbors to let them know. They are still the low bidder, so they will be doing the project. Frank asked if Clean Harbors factored into the quote the cost if the slab needs to be cut up, Mike stated that they understood the scope of the project. Mike also explained that F&O are acting as our agent and overseeing this project. Jeff asked when it will be done; Mike said as soon as it is approved by the Town Council, they will be ready to go. Fred stated that this cannot be done during the school day because of the noise.

All present voted in favor.

3. Change Orders

a. PCO #128 (Tabled) - SMI - Remove Slab @ 200 for Stair 12- 10/20/14 - \$7,810.12

Peter Gardow made the motion to take this off the table, seconded by Frank Dellaripa;

Discussion - none

All present voted in favor.

Motion was made by Peter Gardow to DENY PCO #128, seconded by Frank Dellaripa;

Discussion- The recommendation to deny this PCO, because it is covered in their base contract work.

All present voted in favor.

b. PCO #119 - L&P Gate - New Steel Plates at brick piers columns - 11/6/14 \$2,090.00

Motion was made by Peter Gardow to approve this PCO, seconded by Frank Dellaripa; Discussion - Frank said to Rusty that there is a lot of structural stuff that needs to be approved, did you structural guy look at these and if so, why did these get missed. Rusty said yes he sends him the items, the items aren't missed; it is in the coordination some of the pieces need to move a few inches, this is the extra steel that needs to be added. Frank asked Gus if there is any areas we can get some credits, Gus said not with these rooftop units, and we haven't deleted any steel on the rooftops yet, but if we do, we will get a credit. Christine asked Gus if he is grabbing the allowances, Gus said that if the allowances don't get used, it will go back into contingency.

All present voted in favor

c. PCO #122 - L&P Gate - Stair infill at Guidance offices - 11/6/14 \$7,352.00

Motion was made by Frank Dellaripa to approve this PCO, seconded by Ed Brymer; Discussion - This infill is providing the steel angles and metal deck. David said why is he charging \$1.25 lb., steel is only about \$.50 lb., he would like the explanation why he is charging this amount and where he is getting it from. Gus said he will speak to L&P and ask him, Rusty said his engineer is supposed to tag him on this, so he will ask him also.

All present voted in favor

d. PCO #142 - NT Olivia - Change Ceilings from drywall to acoustical elev tower - 11/6/14 - \$4,431.00

Motion was made by Frank Dellaripa to approve this PCO, seconded by Peter Gardow; Discussion -

Rusty stated they are changing the sheetrock ceiling to an acoustical ceiling; it will be easier to repair or get to anything above it. Rusty said the sheetrock person was only giving us a \$2000 credit, and he didn't feel this is a big enough credit. Rusty said next time there is a sheetrock change we will apply this amount toward that.

All present voted in favor

e. PCO #144 - Spazzarini - Trench Mass Rock - 11/4/14 - \$8,823.85

Motion was made by Peter Gardow to approve this PCO, seconded by Ed Brymer; Discussion - Christine asked they have done this work, Gus answered yes Frank asked if we are done with rock removal, is there more excavation going on, Gus said yes there are a few more parking lots and then the Tennis Court side. Frank said we may see more rock then when they put the water line in, Rusty said yes.

All present voted in favor

f. PCO #145 - Spazzarini - Trench rock new 8" fire line - 11/4/14 - \$7,574.28

Motion was made by Frank Dellaripa to approve this PCO, seconded by Dan Camilliere; Discussion - none

All present voted in favor

g. PCO #146 - Spazzarini - Trench Rock Light pole bases - 11/4/14 - 3,546.25

Motion was made by Peter Gardow to approve this PCO, seconded by Dan Camilliere; Discussion - Christine asked how many bases were there, Mike said 6 light poles and 4 drainage structures, so it's 10 different locations.

All present voted in favor

h. PCO #147 - L&P Gate - Add structural steel under RTU 2 - 11/6/14 - \$12,194.00

Motion was made by Frank Dellaripa to approve this PCO, seconded by Dan Camilliere; Discussion - none

All present voted in favor

i. PCO #148 - L&P Gate - Struct infill stair Area G - 11/6/14 - \$10,559.22

Motion was made by Frank Dellaripa to approve this PCO, seconded by Peter Gardow; Discussion - Christine stated that she has already been around with this guy regarding these prices. Frank asked what takes place for an infill, is it an opening in a concrete slab and is there a lot to be done. Gus said in this case there are angles; there are 7 steel beams being added and a metal deck being added. David stated these numbers aren't adding up really need to have these checked, the math on #147 was not right.

All present voted in favor

k. PCO #149 - L&P Gate - Struct steel infill Stair 5 - 11/6/14 - \$5,050.04

Motion was made by Peter Gardow to approve this PCO, seconded by Frank Dellaripa; Discussion - none

All present voted in favor

l. PCO #150 - L&P Gate - Add Struct steel under AHU 3 - 11/6/14 - \$5,522.94

Motion was made by Peter Gardow to approve this PCO, seconded by Ed Brymer; Discussion - none

All present voted in favor

4. Architect/CM

a. O&G discussion construction status - Discussion of Change order Analysis & Allowances

Gus stated the following:

Track is done and has been reviewed today by the civil designer and the walk through went well.

The Gym the equipment is installed and the wood floor was started today, most of the windows are in at this point (except the etched glass-should in December).

Fred asked if the floor has been moisture tested, Gus said they are continuously testing, and he said he brought up his concerns to **Barrier** floors and they feel they are adequate.

Christine asked how things are looking in taking over that space, Gus said it is going well; he is looking for mid-December for turnover.

Media choral & band - installing ductwork, still some painting and flooring, the glass is on site. Still talking December turn over for all the additions, gym first than the band, choral and media.

Team room/locker rooms, concrete floor leveling is poured, the ceiling grid is installed and some mechanicals still need to be done.

Boiler room/tech-ed hallway/tunnel - is continuing on second shift, it is progressing.

Renovation area the ductwork on the 400 level is being installed and are working on coordination of the 200 level, and he slab infill from old lecture hall to the 500 level.

Elevator will be tested the end of this week or beginning of next, Christine asked if all contractors on site when they are supposed to be Gus said yes. State inspection is scheduled for either the end of this week or beginning or next. They will have to come up with some kind of temp heat for the elevator landing spaces.

Christine stated that there have been some issues with the water; Fred said the hot water issues have been resolved. The old boilers are operational and will be through this winter.

Change Order Analysis is still being worked on.

b. Architects Report

Rusty said he was at the track today, the track is in good shape, there were a few areas that need to be looked at (some lines in the surface), aren't going to do anything now we will look at it in the spring.

Looked at the bleachers and will have a conference call with them. There is a bleacher that is bent new pieces have been ordered to replace the bent pieces; Rusty said there is a different gage on the visitor side then on the home side, he is going to find out why they did this, looking at the drawings to see what gauge was specified. Christine said she thinks they are defective.

Peter asked if they could send the photo of the bent bleacher to the Committee so everyone can see it.

Frank said this is embarrassing to the Committee; people are going to say we spent \$84 million and they are getting this. Rusty said this is the same product that has been put in at other high schools.

Fred said that the bench sits where the bench was bent; he thinks it is an inferior product and not strong enough to handle the load out there and he saw by eye today that there are 4 to 5 benches that look like they are flexing. Frank asked if we have paid for them and how much did they cost. Jeff asked if the Special Inspector can measure the gage between the two bleachers.

Rusty continued on and discussed the lights situation and how he will be balancing the fixtures to achieve some savings. Jeff asked if we are getting photo-metrics with these changes, Rusty answered yes. There was issue with Ferguson at the scope review meeting saying they didn't carry some of the M fixtures (lobby outside auditorium), they identified a value of \$25,000 to put them back in. Rusty said they looked at the fixtures in that space to get the level of lighting needed. Jeff asked how this can be; Rusty said they told him that they looked at the alternate sheet and it wasn't on there and in their contract they stated they do not carry those fixtures.

Christine asked Gus if he told Charles to take care of those things in the media center, Gus said he hasn't heard back from Charles yet.

c. Safety & Security

There was an issue on Saturday with welding, the pool was open for swim lessons and they smelled smoke, everyone evacuated. It ended up to be some welding going on outside. Going forward the Fire Marshal has stated that on Saturdays if the sprinkler system is turned off for welding there will be a fireman there for fire watch.

5. Correspondence

a. BVH Commissioning Field Report October 27, 2014

Mike said this was a recent inspection, Frank asked about the open items, Gus said he has put MJ Daly and the roofer on notice, they have to go in and close out the items or there invoices will not be processed. There is a leak on the north side of the new gym, Gus said it is in the office on the north side of the building. Jeff said they will find out tomorrow where the leak is and it will be fixed. Peter stated that these need to be fixed, Gus said that the items on the Commissioning Report are wrinkles on the membrane, there is nothing defective and it will get fixed. Gus said he is holding Silkton's requisitions until their items on the field report are resolved. Gus said some of the items may have to stay open until other parts of the project are done.

6. Committee Reports:

Site-work / Construction – Frank stated that MDC met with Spazzarini & O&G and were told that the existing water pit can be reused; we should see a sizable savings.

Communications - Dan stated that he hasn't talked to Diane. Jeff stated that a notice went out that tomorrow the building is closed. Also, Jeff said he is hearing that there is a field hockey championship coming, Fred said he spoken to Mike Maltase and he was uncertain when or if it was going to happen. Steve said that that it is on the 15th at WHS it is a neutral field. Steve asked what the abatement is being done tomorrow, fittings and small stuff.

Technology/Furniture – Fred stated that the furniture is scheduled for Dec1st, he has asked Gus to give him a good date, so that he can tell them to push it back. The rest of Phase 1 furniture has been ordered.

Energy/Commissioning – Peter said that he thought everyone got the report, and asked Gus if he understands to get the punch list punched.

Finance – Christine said they will meet before the next meeting. Jeff said that they are prepping for a \$22 million dollar bond issue scheduled to close the 2nd week of December, and they have a rating call on Friday. Jeff said they don't anticipate any problems with this, interest rate under 3%. We have spent \$25 million so far, we have received the Renovate as New Status from the State, so the reimbursements we submitted (approximately \$25 million) will be processed. We have received approximately \$2 million back so far. Hoping by getting this we can delay the next bond issue, since we are doing \$22 million instead of \$12 million. Christine asked if we know where the State is with the payment, Jeff said they submitted the last request in September and usually takes 6 - 8 weeks before we get a check.

7. Old Business

a. FF&E Purchases status

b. "Renovation Status Discussion - See above

8. New Business - none

9. Upcoming Dates

a. November 17, 2014 next Town Council meeting

b. November 24, 2014 next Building Committee Meeting

10. Adjourn - Motion made by Peter Gardow seconded by Dan Camilliere to adjourn. All present voted in favor.

Meeting adjourned at 8:40 p.m.

I hereby certify that the above is a true copy of the minutes approved by the High School & Hanmer Building Committee.

Diane Fitzpatrick, Clerk